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VOL 17 PAGE 4094  
STEVENS-NESS LAW FIRM, P.C., PORTLAND, ORE.

FORM No. 761—WARRANTY DEED—CORPORATION.

1967

KNOW ALL MEN BY THESE PRESENTS, That Basin Building Materials, Inc. a corporation duly organized and existing under the laws of the State of Oregon, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Hilton R. Thomas, hereinafter called grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, and State of Oregon, described as follows, to-wit:

Lot 2 in Block 13 THIRD ADDITION TO MOYINA.

Subject to: Rules, regulations, liens and assessments of South Suburban Sanitary District; Easements created by instruments, including the terms and provisions thereof, recorded April 5, 1940 in Volume 128 at page 267, and recorded June 5, 1967 in M-67 at page 4178, in favor of California Oregon Power Company and California Pacific Utilities Company respectively; Easements for ingress and egress to the pump house, 10 feet in width, and Easement and Right of Way along the Southerly 20 feet of property in question, including the terms and provisions thereof, as disclosed by Deed to First Addition to Moyina Improvement District, recorded October 8, 1965, in M-65 at page 2454; Restrictions, building set-back lines and utility easements as set forth on the Plat and in the Dedication of Third Addition to Moyina.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except those above set forth,

and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

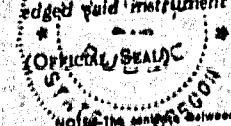
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$  
However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (in whole or in part).

Done by order of the grantor's board of directors, with its corporate seal affixed, this 7th day of May, 1971.



Basin Building Materials, Inc.  
By *Amos Dollard* Vice-President  
By \_\_\_\_\_ Secretary

STATE OF OREGON, County of Klamath  
Personally appeared Amos Dollard, vice-president of Basin Building Materials, Inc., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.



Before me: *Gerald V. Brown*  
Notary Public for Oregon  
My commission expires: 11-12-74

WARRANTY DEED  
CORPORATION

TO \_\_\_\_\_  
AFTER RECORDING RETURN TO  
*First Federal*  
*540 Main*  
*City*

(DON'T USE THIS SPACE, RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

FEE \$1.50

STATE OF OREGON,

County of Klamath  
I certify that the within instrument was received for record on the 7th day of MAY, 1971, at 3:55 o'clock PM., and recorded in book M 71 on page 4094. Record of Deeds of said County. Witness my hand and seal of County affixed.

WM. D. MILNE  
COUNTY CLERK Title  
By *Gladys Daniel* Deputy